



One Hundred First Legislature - First Session - 2009
Introducer's Statement of Intent
LB 11

Chairperson: Rich Pahls
Committee: Banking, Commerce and Insurance
Date of Hearing: January 20, 2009

The following constitutes the reasons for this bill and the purposes which are sought to be accomplished thereby:

This legislation proposes to amend Neb. Rev. Statutes, sec. 81-885.14 of the Nebraska Real Estate License Act. This section sets forth, for the most part, “up to” limits of certain fees which the State Real Estate Commission charges applicants and licensees for services provided. The “up to” limits set out in the current language were adopted by the Legislature and became effective in July of 1990. Increased costs associated with providing services over the past 18 years and a recent decrease in the number of applicants and licensees have affected the Commission’s revenue base. It was necessary to increase the fees charged in order to maintain the Commission’s level of service and it’s Cash Fund balance. Increases instituted as of January 1, 2009, have raised fees at or close to the “up to” limit.

Since the Commission, as a Cash Fund Agency, operates solely out of the fees it receives for services provided, it is necessary at this time to request an increase in the “up to” limits set forth in statute in order for the Commission to have the flexibility needed to adjust fees in the future.

This legislation also proposes to eliminate obsolete language referencing the charging of different fees for non-resident licensees. It also proposes to allow the Commission to enforce the same penalties for a defaulted electronic payment for services provided as it currently enforces on returned checks received for services provided.

Principal Introducer: _____
Senator Chris Langemeier